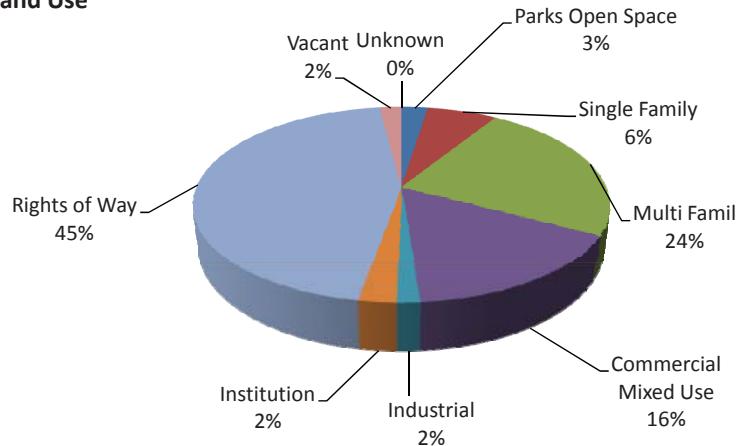


EASTLAKE BUILT ENVIRONMENT

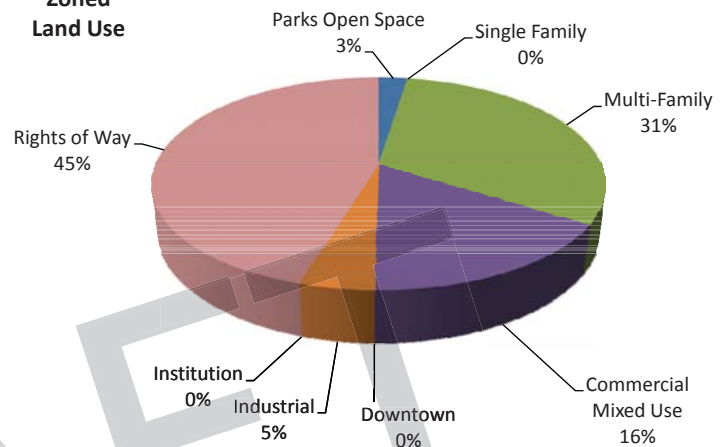
Housing Units	2,915
Owner Occupied	674
Renter Occupied	2,086
Vacant Housing Units	155
Average HH Size	1.50
Owner Occupied	1.65
Renter Occupied	1.45
Median Contract Rent	\$727
Median House Value	\$400,000

Current Densities	
Gross Acres	200
Housing Units/Acre	14.8
Population/Acre	21.2
Jobs/Acre	24.5

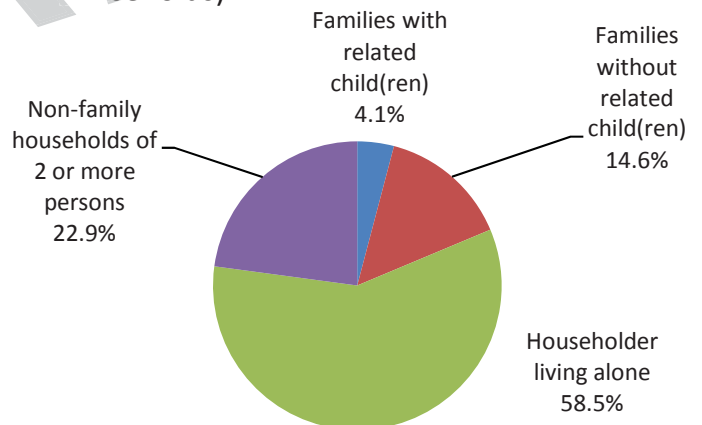
**Existing
Land Use**



**Zoned
Land Use**



**Household Types
(for all households)**

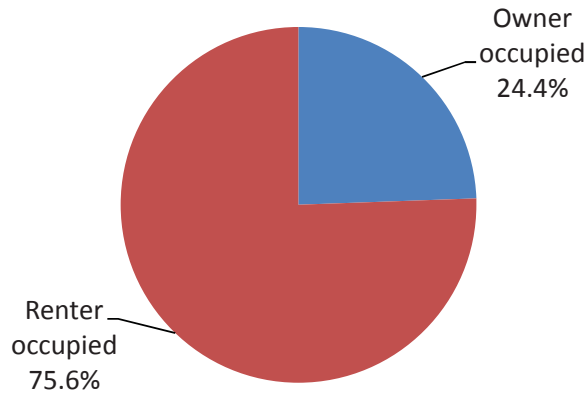


Note:

"Children" refers to children under 18 years of age

Renter/Owner

(for all occupied housing units)



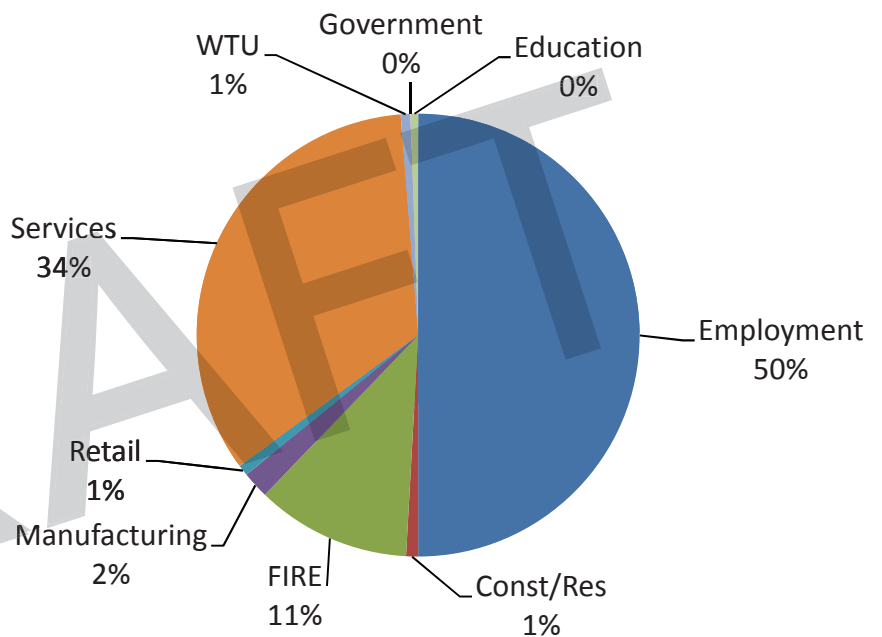
Related Plans

- Seattle Comprehensive Plan: [http://www.seattle.gov/dpd/Planning/Seattle's Comprehensive Plan/ComprehensivePlan/default.asp](http://www.seattle.gov/dpd/Planning/Seattle's%20Comprehensive%20Plan/ComprehensivePlan/default.asp)
- Eastlake Neighborhood Plan: <http://www.seattle.gov/neighborhoods/np/matrices.htm>
- Seattle Center Century 21: <http://www.seattlecenter.gov/media/century21b.asp>
- Upper Queen Anne & Uptown Design Guidelines: <http://www.seattlecenter.gov/media/century21b.asp>

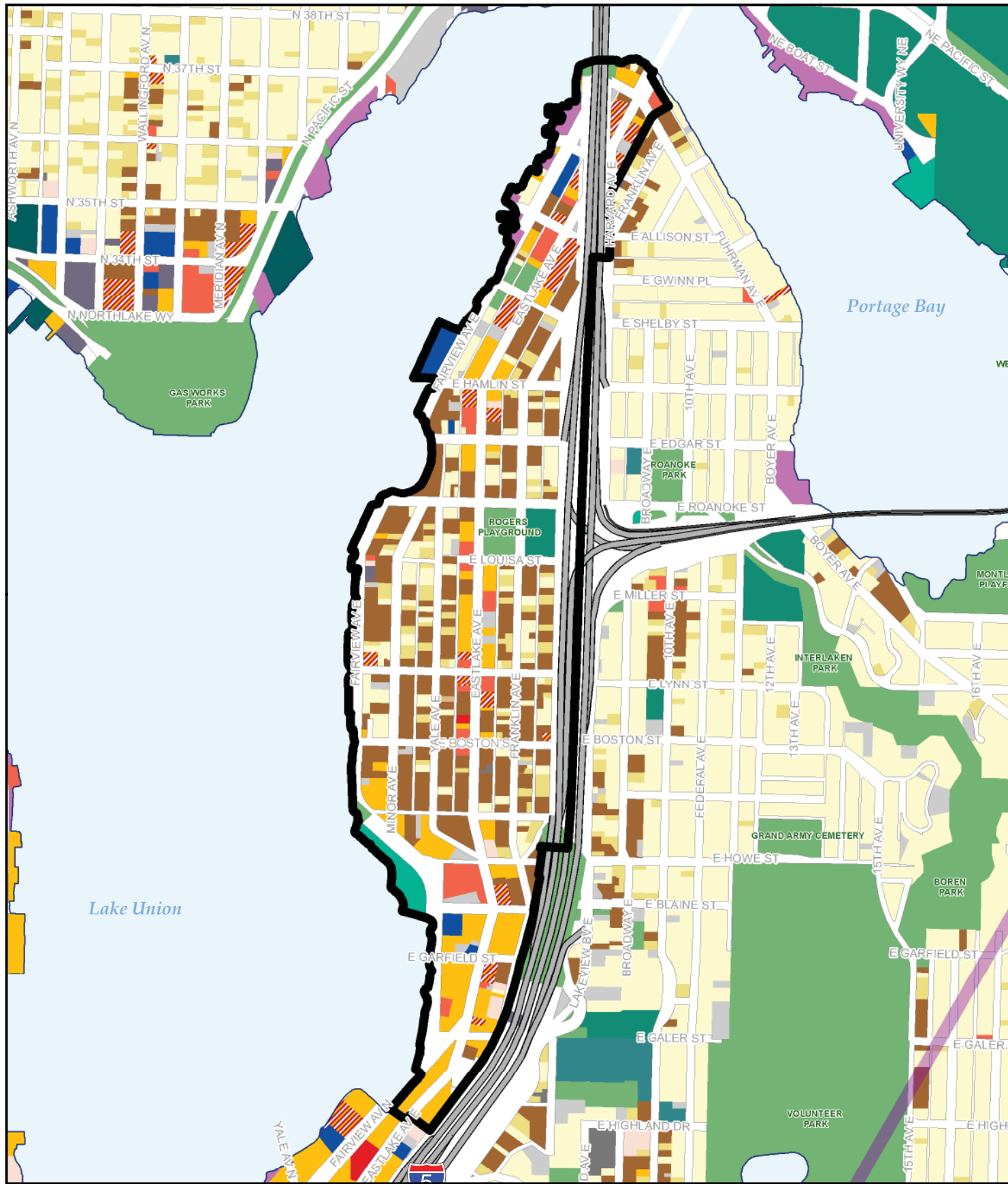
Web Links

- Department of Planning and Development: <http://www.seattle.gov/dpd/>

2007 Employment by Sector



Nice Image Here



Eastlake

Existing Land Use

Single Family	Retail/Service	Warehouse
Duplex/Triplex	Hotel/Motel	Transp/Util/Comm
Other Housing	Entertainment	Institutions
Multi-Family	Mixed Use	Public Facilities
Office	Parking	Schools
	Industrial	Open Space

Water Body

Easement
Vacant
Unknown

Urban Village



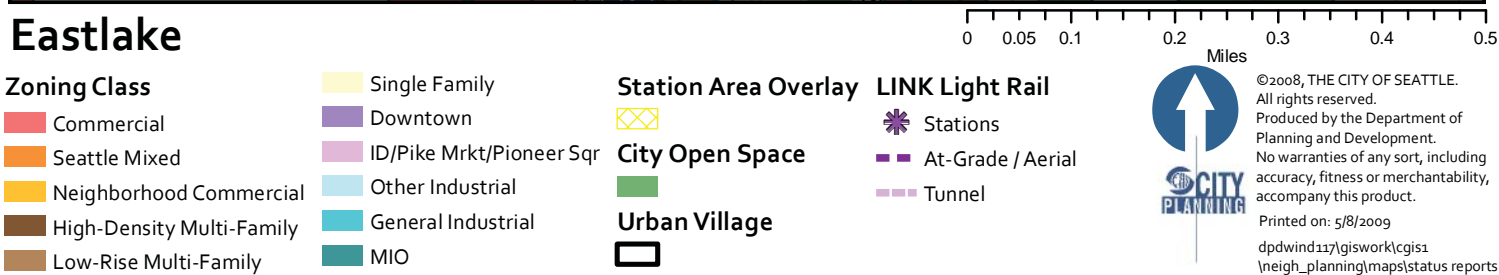
LINK Light Rail

Stations
At-Grade / Aerial
Tunnel

0 0.05 0.1 0.2 0.3 0.4 0.5 Miles



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EASTLAKE GROWTH & CAPACITY

Comprehensive Plan 2024 Growth Targets

Source: comprehensive Plan	Land Area in Acres	Households (HH)				Employment (Jobs)			
		Existing (2004)	Existing Density (HH/Ac)	Growth Target	2024 Density (Est. HH/ Ac.)	Existing (2002)	Existing Density (Jobs/Ac.)	Growth Target	2024 Density (Est. HH/ Ac.)
Eastlake	200	2,760	14	250	15	NA	NA	NA	NA

Development Capacity as of 2007

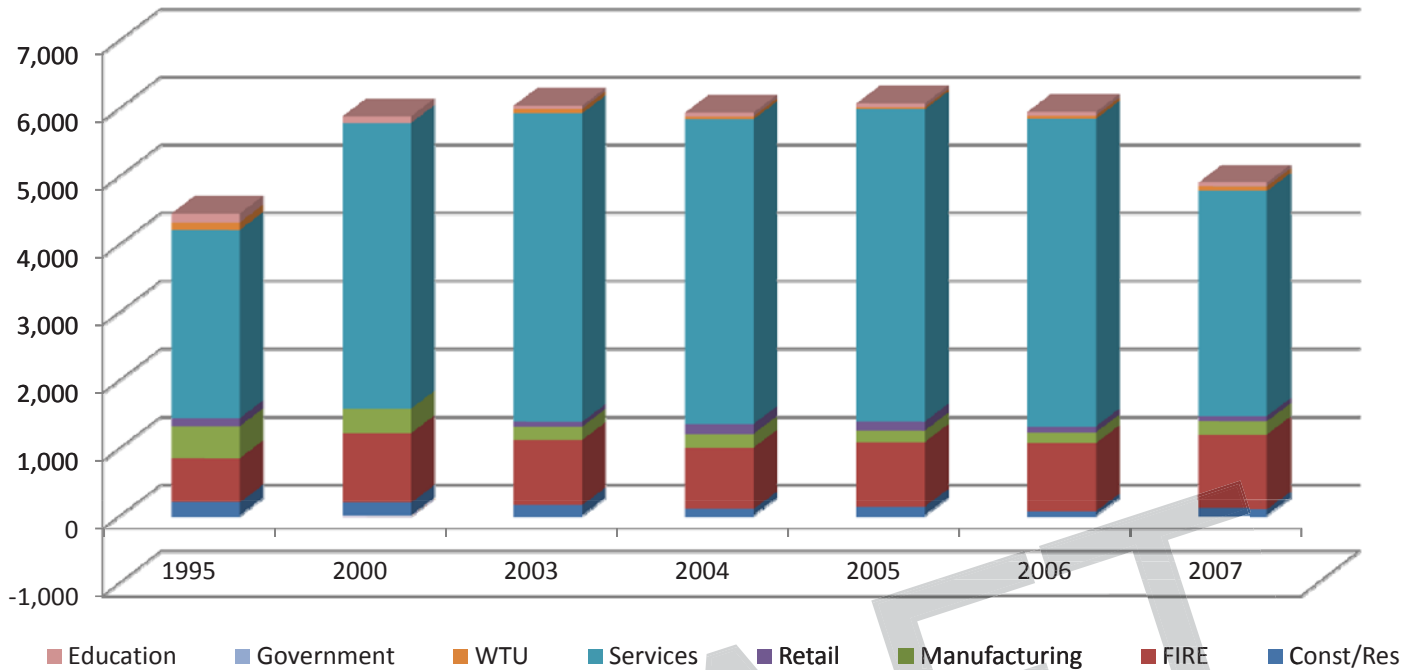
Development Capacity	
Housing Units	902
Commercial S.F.	259,994
Jobs	724

Image Here

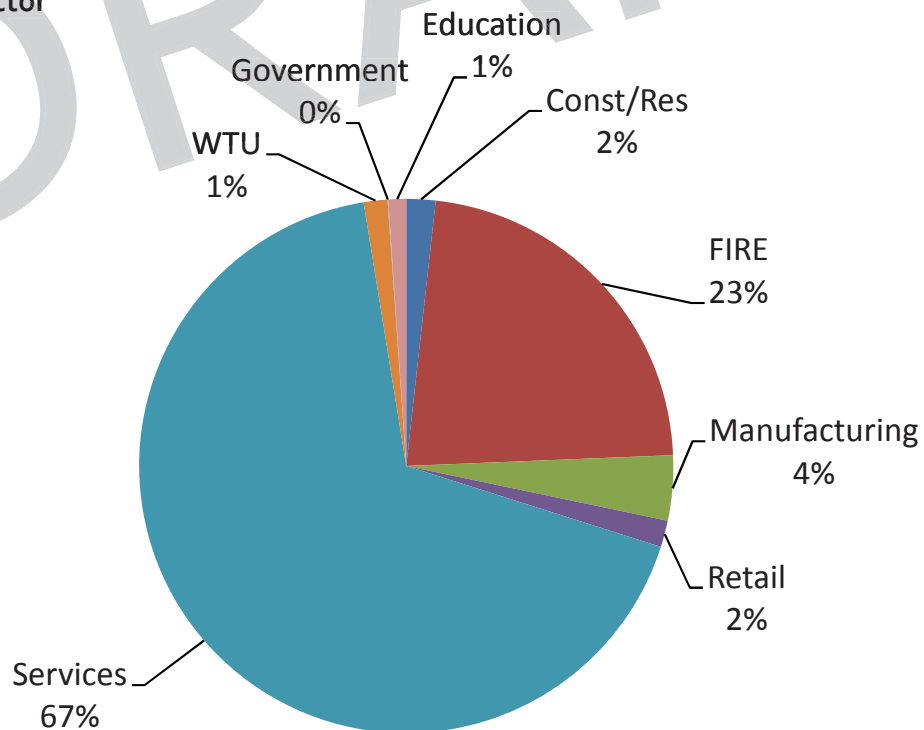
Residential Construction

	Built Units (net)		
	Total	Permitted Units	
	2000-2008	New	Demo
Single Family/Duplex	15	12	11
Accessory Dwelling Units	0	0	
Multi-Family	89	34	18
Mixed Use	204	378	5
Institution	0	0	
Industrial	0	0	
Total New	308	424	34

Employment by Sector



2007 Employment by Sector



Web Links:

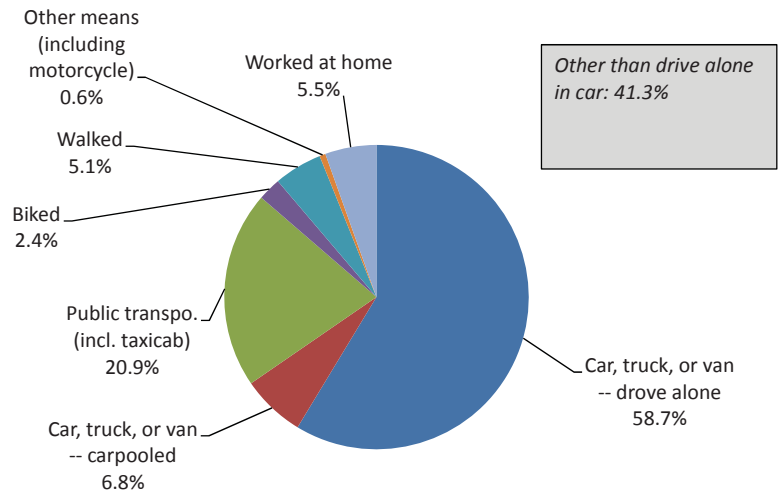
- Office of Economic Development: <http://www.seattle.gov/EconomicDevelopment>
- Puget Sound Regional Council: <http://www.psrc.org>

EASTLAKE TRANSPORTATION

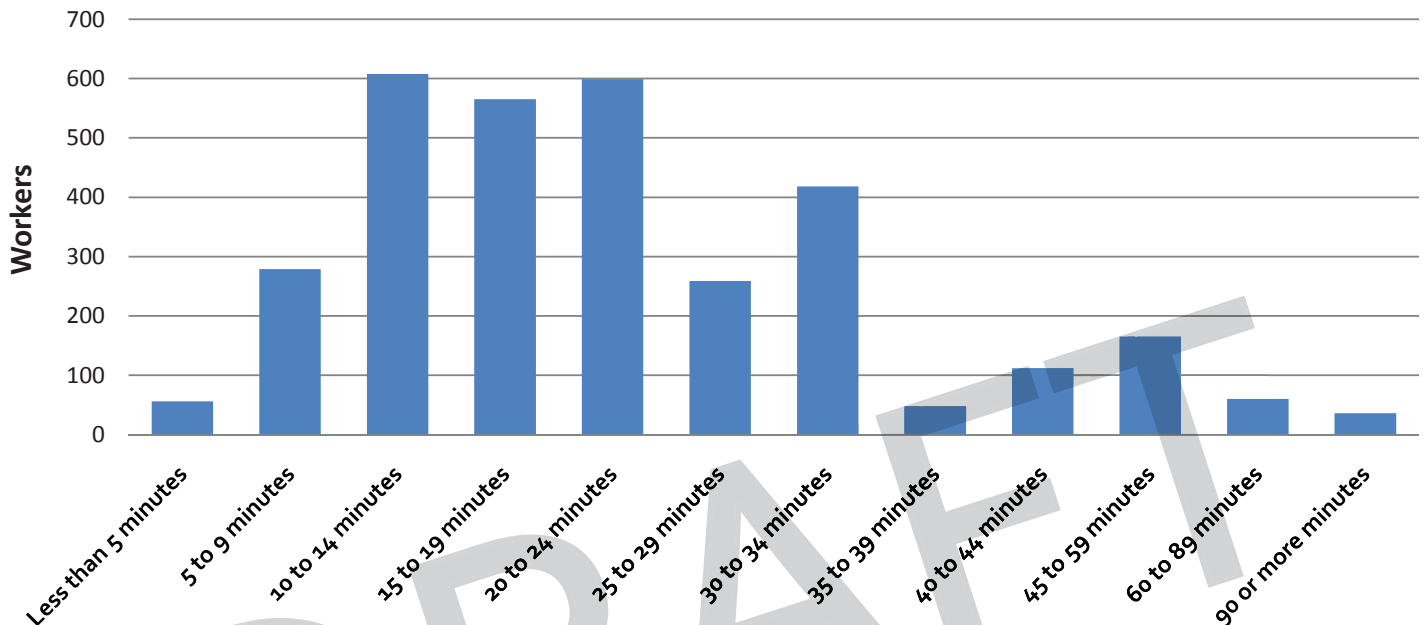
Nice Picture Here

Means of Transportation to Work

(For workers 16 years and older)



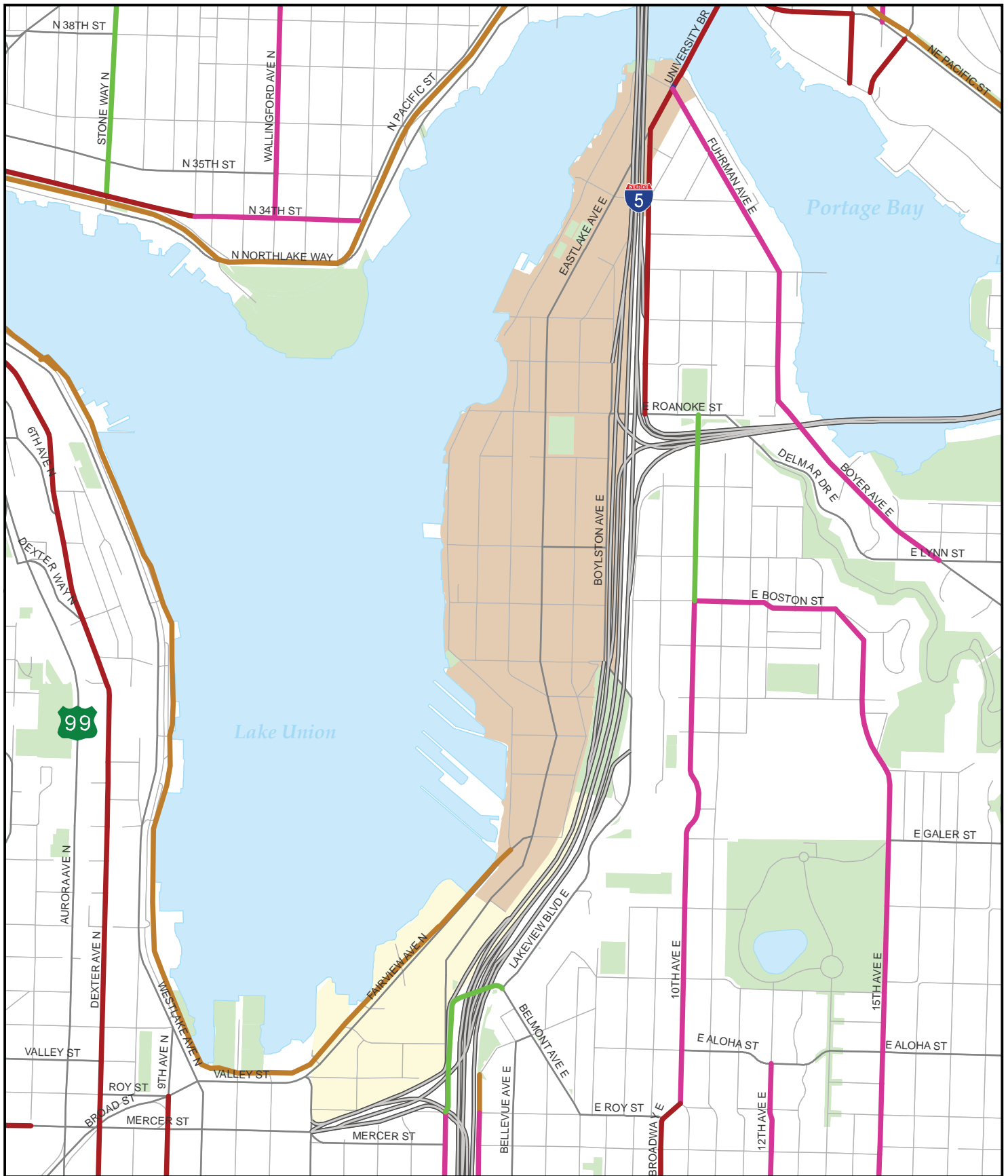
Travel Time to Work (minutes)



Related Plans

- **Seattle Transportation Strategic Plan (TSP)** October 2005
<http://www.seattle.gov/transportation/tsphome.htm>
The Transportation Strategic Plan outlines specific strategies, projects and programs that implement the broader city-wide goals and policies for transportation in Seattle.
- **Seattle Transit Plan** September 2005
<http://www.seattle.gov/transportation/transitnetwork.htm>
The Seattle Transit Plan focuses on Seattle's regional high and intermediate capacity transit corridors as well as key transit passenger facilities. The purpose of the plan is to get Seattle moving and to support and direct economic growth to the urban villages. Sufficient and reliable transit service provides people with a real mobility choice.
- **SDOT Freight Mobility Action Plan** June 2005
<http://www.seattle.gov/transportation/freight.htm#plan>
The SDOT Freight Mobility Action Plan guides efforts to improve freight mobility.
- **SDOT Art Plan** April 2005
<http://www.seattle.gov/transportation/artplan.htm>
The SDOT Art Plan is focused as a plan of action, comprehensively detailing how Seattle can become a national leader in creating a more humane, layered, beautiful and relevant transportation system. Implementation of the plan will contribute significantly to a Seattle whose streets are sidewalks celebrate life, discovery, and creativity.
- **SDOT Bicycle Master Plan** January 2007
<http://www.seattle.gov/transportation/bikemaster.htm>
The SDOT Bicycle Master Plan defines a set of actions, to be completed with 10 years, to make Seattle the best community for bicycling in the United States. By increasing support for bicycling, the city will make its transportation system more environmentally, economically, and socially sustainable.
- **SDOT Pedestrian Master Plan** June 2009 (draft)
http://www.seattle.gov/transportation/ped_masterplan.htm
The SDOT Pedestrian Master Plan strives to make Seattle the most walkable city in the nation. Walking is the oldest, and most efficient, affordable, and environmentally-friendly for of transportation – its how transit riders eventually reach their destinations, neighbors meet each other, and begin to build strong communities.
- **Urban Mobility Plan** 2009
<http://www.seattle.gov/transportation/ump.htm>
The Urban Mobility Plan is an opportunity to ensure Seattle's Center City will continue to grow in size, economic vitality and accessibility because existing infrastructure is made more efficient, inviting, and accommodating. The Plan recognizes the importance of the effective movement of goods, facilitation of Port activities, and continued attraction of large and small business.

DRAFT



Eastlake

Existing Bicycle Facilities

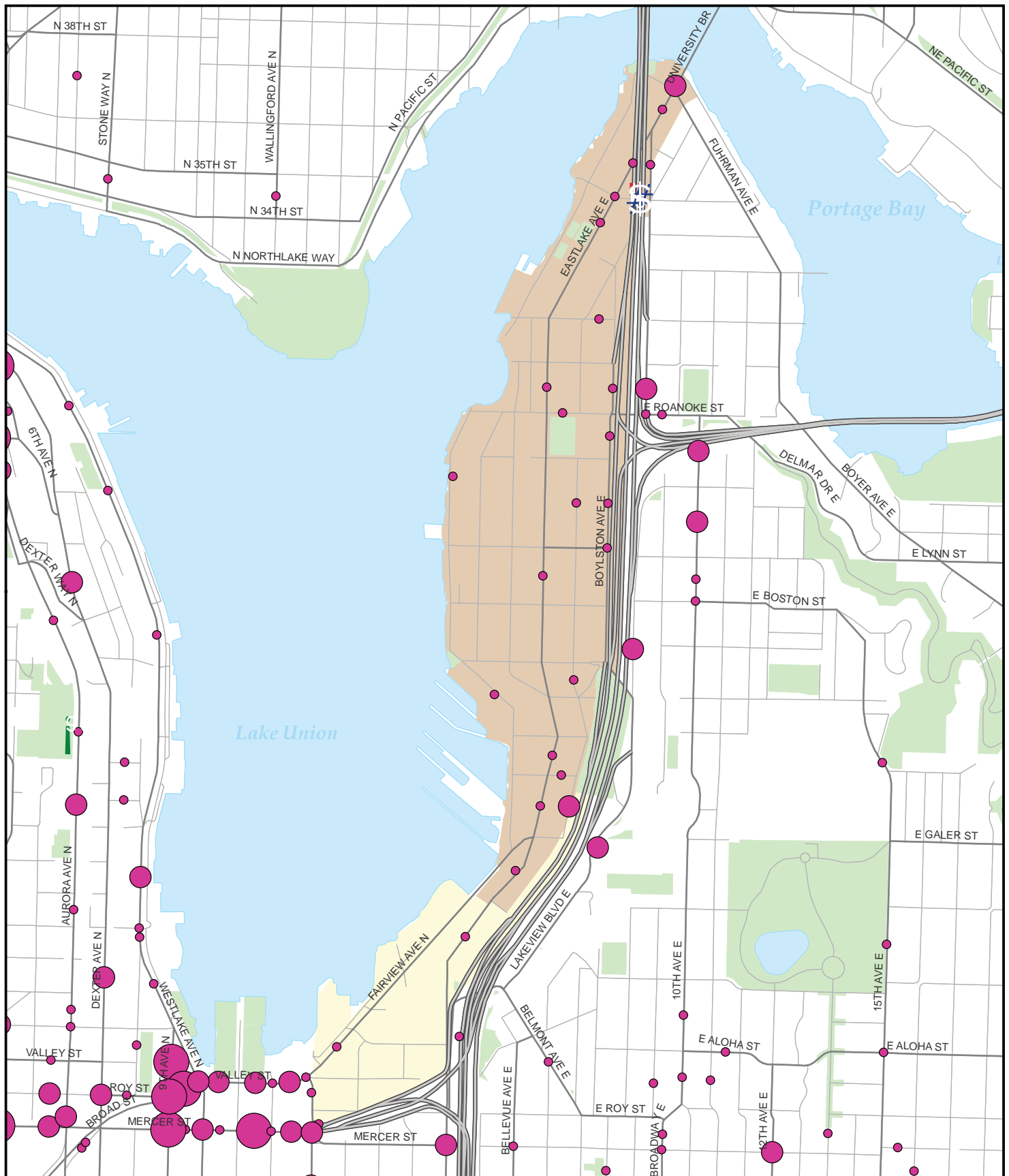
- Wide Outside Lane/Paved Shoulder
- Bicycle Boulevard
- Multi-use Trail

- Shared Roadway
- Bike Lanes
- Sharrows
- Climbing Lane

0 0.2 0.4 0.8 Miles

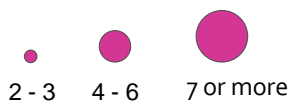


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Eastlake

Car Collisions 2008



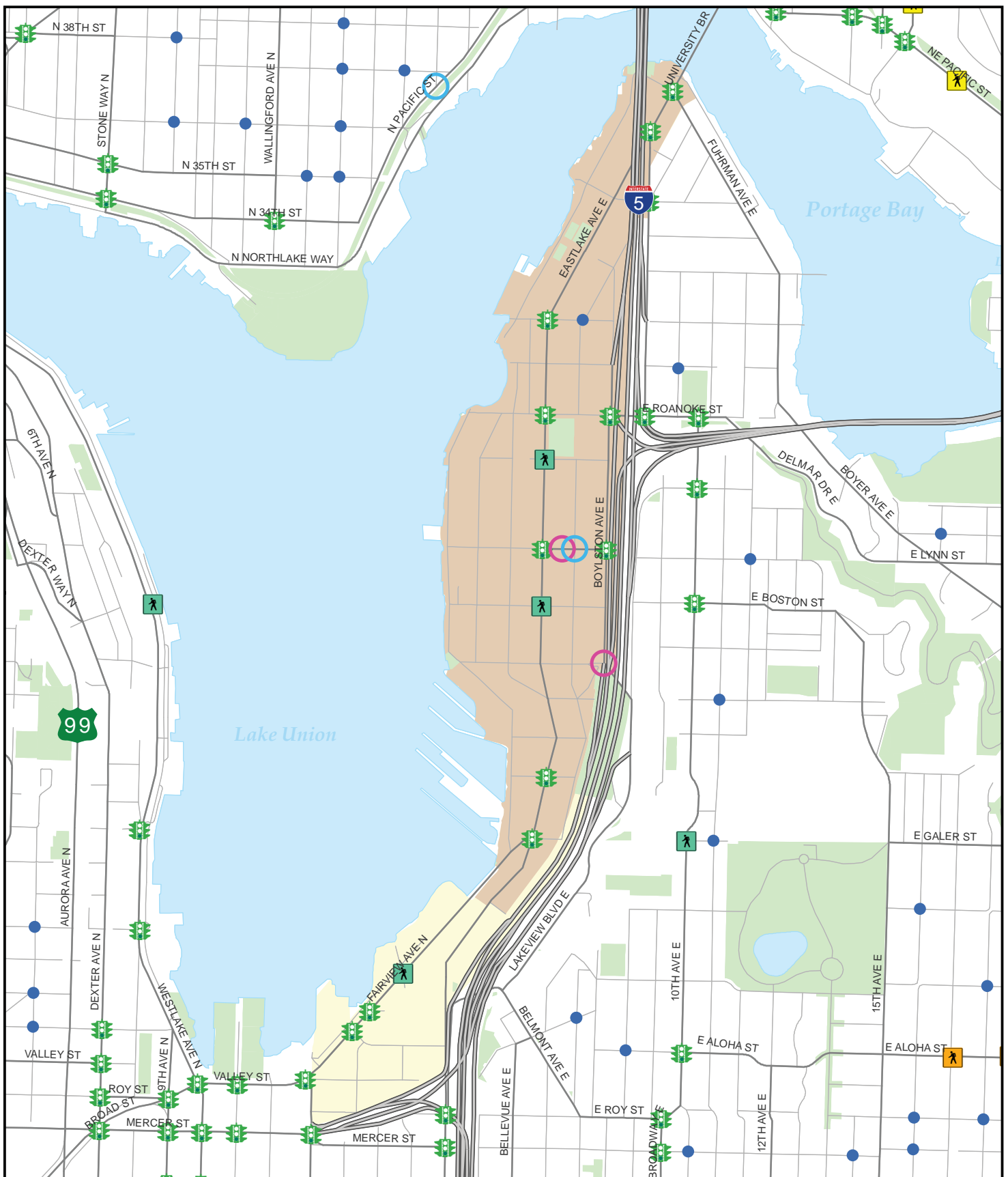
0 0.1 0.2 0.4 Miles



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Status_Reports_Car_Collisions.mxd



Eastlake

NSF Projects



2008



2009



Traffic Circle



SDOT Full Signal



SDOT Fire Signal



WSDOT Signal



Half Pedestrian Signal



Mid Block Crosswalk



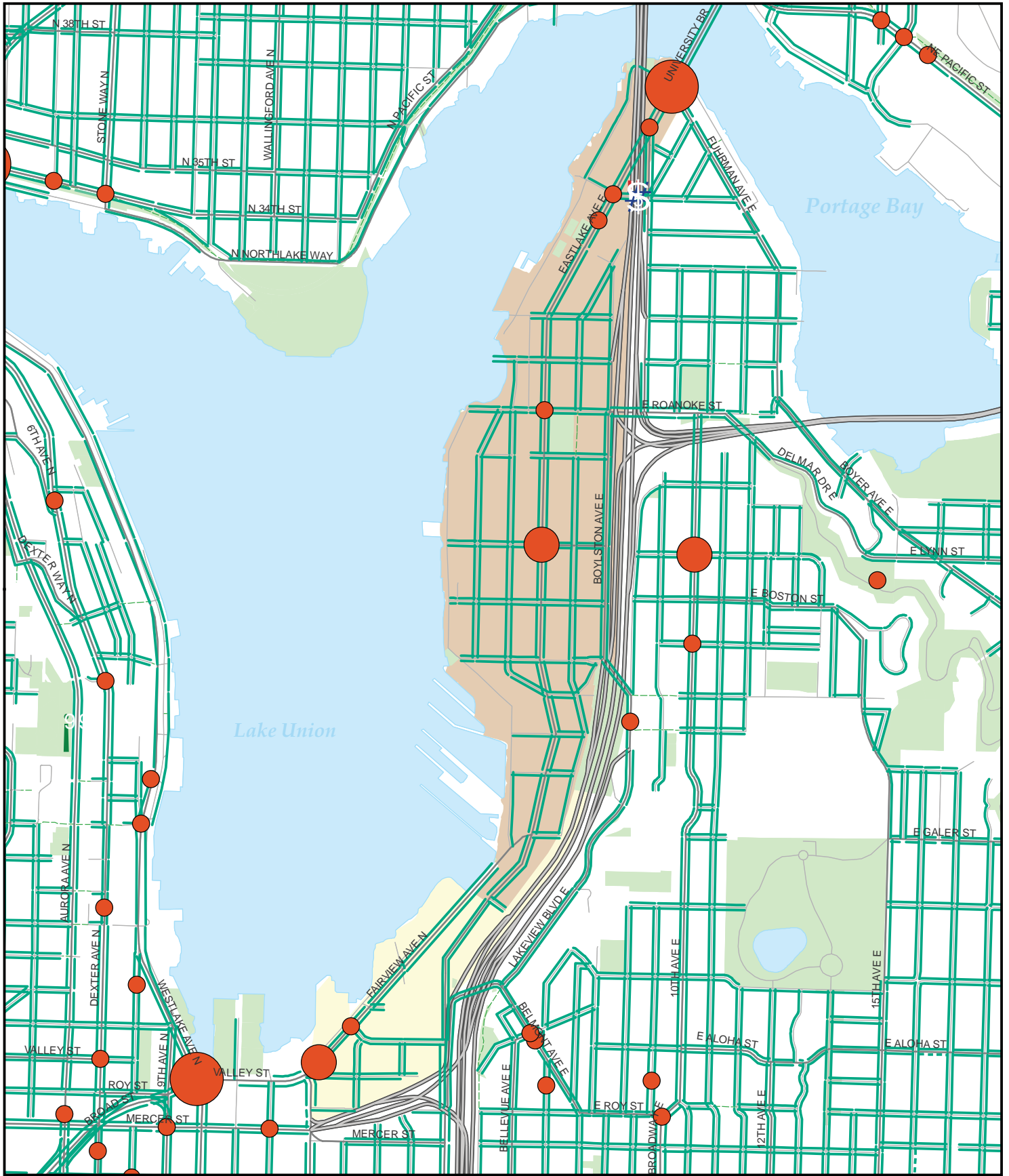
School Beacon

0 0.1 0.2 0.4 Miles



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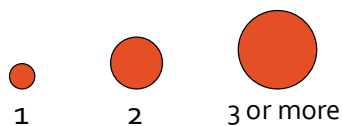


Eastlake

Sidewalks

- Concrete, Asphalt
- - - Brick, Stone, Paver
- Other
- - - Walkway

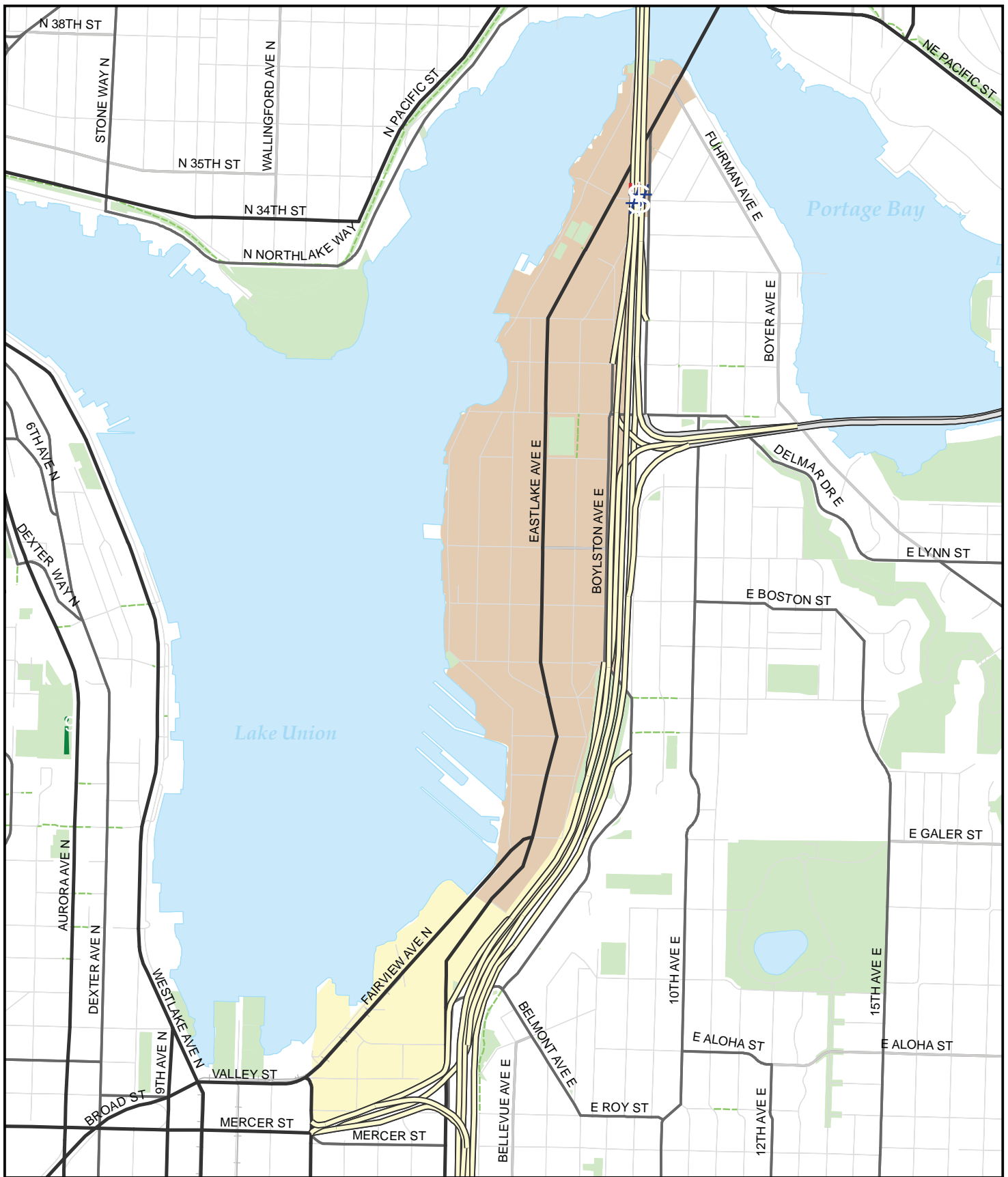
Pedestrian or Bicycle Collisions with Vehicles 2008



0 0.1 0.2 0.4 Miles



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Reports_Sidewalks_PedCollisions.mxd



Eastlake

- Urban Village
- Neighborhood Planning Area
- LINK Stations
- LINK Light Rail

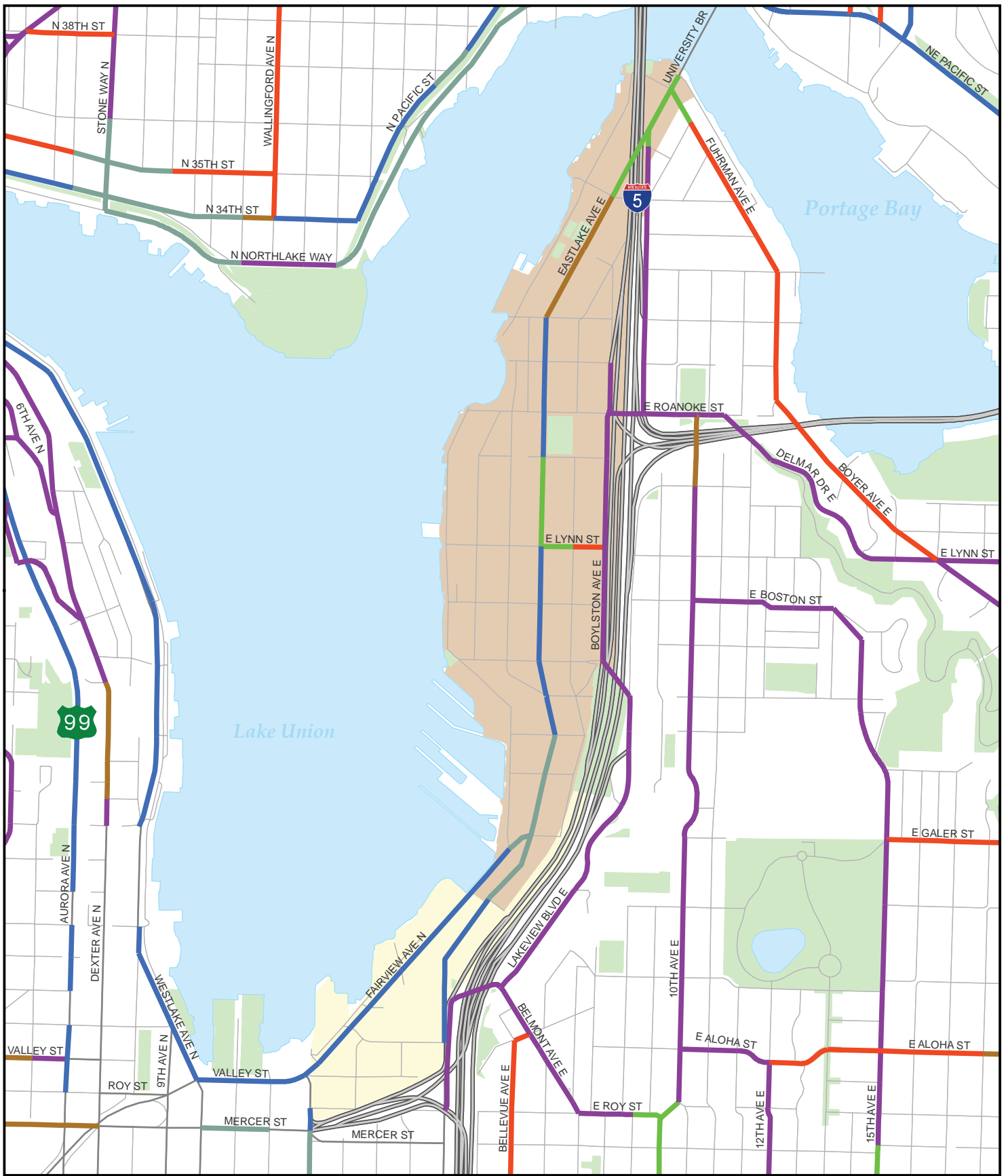
Street Class

- Interstate Freeway
- State Highway
- Principal Arterial
- Minor Arterial
- Collector Arterial
- Non-Arterial
- Walkway
- Railroad

0 0.1 0.2 0.4 Miles



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Eastlake

StreetType

- | | |
|--|--|
| — Main Street | — Local Connector |
| — Mixed Use Street | — Regional Connector |
| — Commercial Connector | — Industrial Access Street |

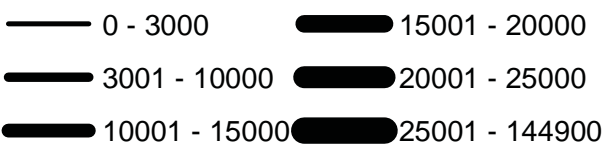
0 0.15 0.3 0.6 Miles



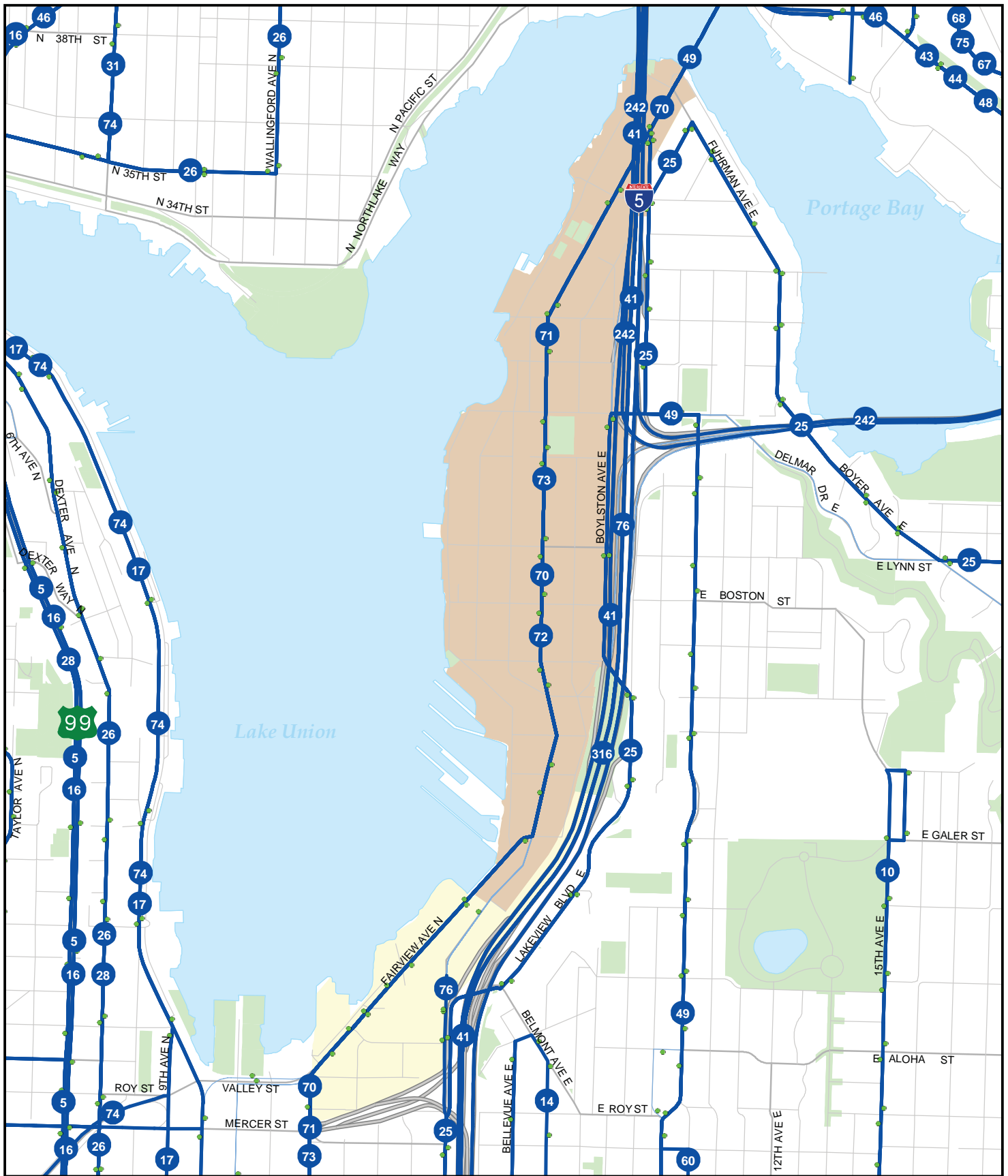
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Traffic Flow



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Eastlake

0 0.05 0.1 0.2 Miles

Transit Routes

- 1 Urban Village Transit Network (15 Minute Headway)
- Other Bus Routes
- Bus Stop



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EASTLAKE PARKS & RECREATION

Parks & Recreation Inventory 2009 (within planning area)

Name	Address	Acreage	Community Center	Children's Play Area	Play Fields	Pools & Wading Pools	Tennis Courts	Trails/Paths	Other Facilities
Fairview Park	2900 Fairview Ave E	0.8							X
Fairview Park	Fairview Ave. N and E Galer St	0.5							
I-5 Colonnade	Beneath I-5, south of E Howe St	7.5						X	X
Lynn St. Mini Park	E Lynn St. and Fairview Ave. E	0.01							X
Roanoke St. Mini Park	E Roanoke St. and Fairview Ave. E	0.25							X
Rogers Playground	Eastlake Ave E/E Roanoke St	1.9		X	X	X	X		
South Passage Point Pk	3320 Fuhrman Ave E	0.9							X
Terry Pettus Park	E. Newton St. & Fairview Ave E.	0.9							X

Related Plans & Websites

- Strategic Action Plan, September, 2008 <http://seattle.gov/parks/Publications/ParksActionPlan.htm>
The Strategic Action Plan establishes a vision and guides decisions over the next five years. Public and staff participation were an integral part of this process to ensure the Plan reflects the needs of the Seattle community.
- Parks and Green Spaces Levy: <http://www.seattle.gov/parks/levy/default.htm>
- Parks Citywide Planning Documents: <http://seattle.gov/parks/projects/docs.htm>
- Parks Open Spaces GAP Report 2006 Update <http://seattle.gov/parks/publications/GapReport.htm>

Community Investments

New Usable Open Space since 2001

Since 2001, Seattle Parks and other public entities have acquired 28.73 acres of Usable Open Space in the West Sector, 8.47 acres of which add significant new outdoor recreation space to the Eastlake Residential Urban Village. New open space acquisitions include Trolley Hill Park, MacLean Park, Ward Springs Park and Counterbalance Park in Queen Anne, the I-5 Colonnade open space development in Eastlake and the Olympic Sculpture Park and the Alaskan Way Boulevard parcel, which will help connect the new sculpture park to Myrtle Edwards Park, in the Belltown area. Development underway at South Lake Union Park will also contribute to new park experiences in the West Sector.

- **I-5 Colonnade Park** – The Pro Parks Levy provided \$1,824,870 project costs for planning, design and construction. This project developed an area under I-5 into open space including an off-leash dog area, stairs to make pedestrian connections between Eastlake and Capitol Hill, and a mountain bike course.
- **Lake Union Park** – Pro Parks Levy funds provided \$5,000,000 for the project costs of planning and design and some construction. The total project budget is \$15,690,042. \$10 million provided by Seattle Parks Foundation and \$5 million by a private donor, City Investors. Phase 1 work includes the new bulkhead walls, boardwalk, terraces, and landscaping. Phase two will complete the building out of the park. It adds a new entrance and completes the edges along the major roadways. A grove of trees will be planted and landforms will be completed. An interactive water fountain, model boat pond and a history trail will be main features within the park. There will also be a beach for hand launched boats as well as shoreline stabilization and plantings. In addition, there will be new pathways, parking, lighting, furnishings and all the necessary utilities to support the park.

Eastlake Urban Center Village:

Distribution-based Goal: 10,000 square feet within 1/8 to 1/4 mile of all village locations

South Passage Point Park, Fairview Park, Roger's Playfield, Terry Pettus Park and the new I-5 Colonnade open space provide Village Open Space within 1/4 mile of all Eastlake urban village locations. An open space gap appears when considering village locations within 1/8 mile of park space in the area between Rogers Playfield and Terry Pettus Park.

Population-based Goals: 1 acre Village Open Space per 1,000 households

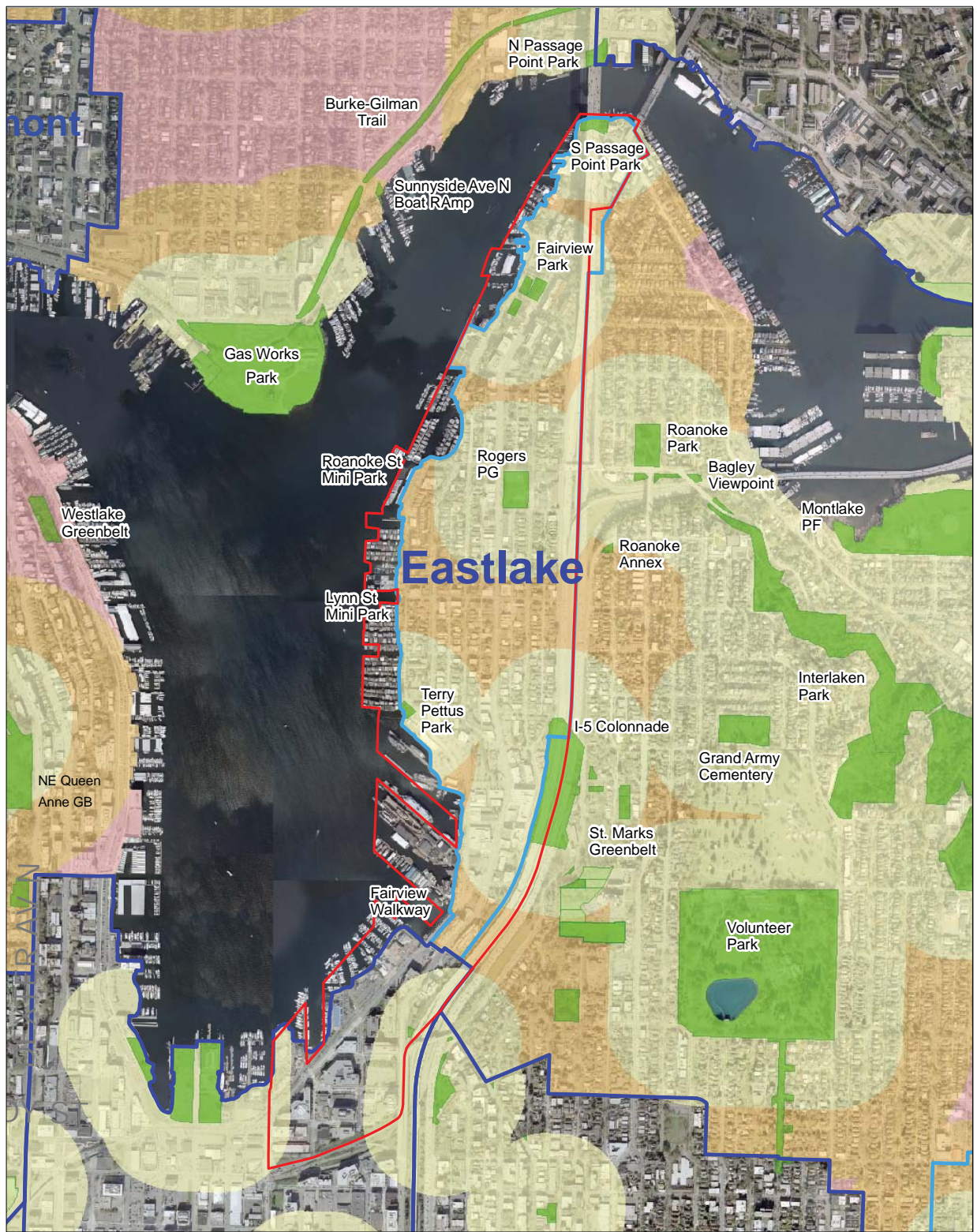
Usable Open Space needed to meet 2004 Open Space Household Goal 2.76 acres

Usable Open Space needed to meet 2024 Open Space Household Goal 3.01 acres

Existing Usable Open Space within Urban Village Boundary 4.7 acres

Existing Usable Open Space within and abutting Urban Village Boundary 13.17 acres

Population-based goal result Goals not met



Gaps in Usable Open Space - Eastlake

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Map date: June 1, 2009
Source:
Port of Seattle, Army Corps of Engineers,
and City of Seattle GIS data.



750 0 750
Feet

LEGEND

- City of Seattle Parks
- Non-City Park/Open Space
- Residential Urban Villages
- Urban Center Villages & Hub Urban Villages
- Planning Area

Service Area Criteria for Usable Open Space (UOS)

■ 1/8 Mile Service Area of Usable Open Space over 10,000 SF
- UOS of 10,000 SF or more for Urban Centers and Hub Urban Villages accessible within 1/8 mile

■ 1/4 Mile Service Area of Usable Open Space over 10,000 SF
- UOS of 10,000 SF or more for Residential Urban Villages, depending on population density, accessible within 1/8 to 1/4 mile

■ 1/2 Mile Service Area of Usable Open Space over 1/2 Acre
- UOS of 1/2 Acre or more for Single Family areas accessible within 1/2 mile

EASTLAKE CAPITAL FACILITIES & UTILITIES

Capital Facilities

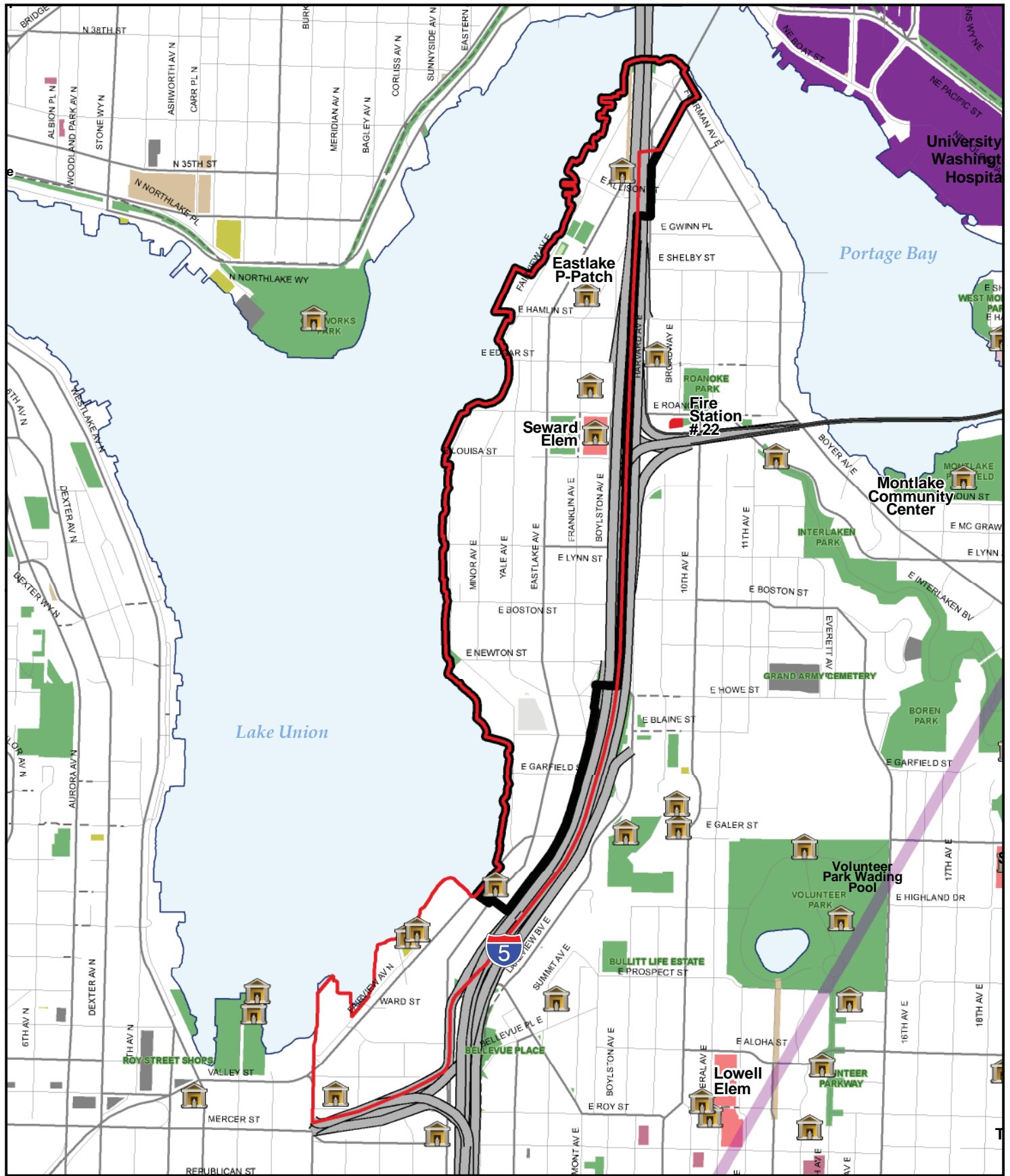
Facility Type	Name	Location	Capacity	Comments/Planned Improvements
Fire Station	SFD 22	901 E Roanoke St.	EMS: 80% in 4 mins, Fire: 70% in 4 mins, Engine, Communications van	
Police Station	East Precinct	1519 12th Ave	8.23 sq.mi. service area, facility capacity 40,000 square feet	
Schools	All 10 Middle Schools			
	All 11 High Schools			
Library	Capitol Hill Branch	425 Harvard Ave E	11,000 sq.ft.	
	Central	1000 4th Avenue	363,000 sq.ft.	
P-Patch	Eastlake P-Patch	2900 Fairview Ave E	29 Plots	

Utilities

Seattle is a highly urbanized area with a fully developed infrastructure network throughout the City. New buildings can be constructed in Seattle, and be served by the existing network of streets, water and sewer lines, drainage facilities and electrical grid. Forecasted future needs for the City owned utilities: water, drainage and wastewater, City Light and solid waste are discussed in Appendix A to the Seattle Comprehensive Plan. The capital programs to meet these forecasted six-year needs are included in the City's most recently adopted Capital Improvement Program (CIP).

Web Links

- 2009-2014 Adopted Capital Improvement Program:
<http://www.seattle.gov/financedepartment/0914adoptedcip/default.htm>



Eastlake

City Property/Facilities

- Library
- Neighborhood Service Center
- Community Center/Recreational Facility
- Cultural/Entertainment Facility
- Human Services Facility

Public Property

- Public Safety
- Utility Facilities/Property
- P-Patch
- Open Space/Parks
- City Office Space
- Other City-Owned Facilities
- Urban Village

Public Property

- Housing Authority
- Port of Seattle
- Public Facilities District
- Sound Transit
- Seattle School District

Link Stations At-Grade / Aerial Tunnel

Community College University of Washington King County WA State Federal

 Neighborhood Plan Area
■ Landmark

0 0.05 0.1 0.2 0.3 0.4
Miles

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EASTLAKE HOUSING

Market Rents

The Dupre and Scott data shown below is from the Spring 2009 survey. This data is collected for 14 geographic areas in Seattle. In some cases these areas are very similar to the urban village/center areas but not in others. The Spring data is shown along with 5 year history.

Eastlake-(Capitol Hill/Eastlake D+S area)

	All Unit Types	Studio	One Bedroom	Two Br / 1 Bath
All unit ages	\$1,010	\$818	\$1,041	\$1,272
2000 and newer	\$1,355	\$1,036	\$1,444	\$1,464
City-wide	\$1,115	\$876	\$1,057	\$1,171

5-year history of average rents, all types

2005	2006	2007	2008	2009
\$821	\$819	\$884	\$953	\$1,010

Home Sales

The MLS data presented below represents data from sales that occurred between January 1 and March 30, 2009. The MLS data is provided split into eight geographic areas throughout Seattle. In all cases multiple urban villages/center areas lie within an MLS area.

2009 MLS Data-(Downtown MLS area)

	SF Units	SF Median	Condo Units	Condo Median
Neighborhood	80	\$457,500	27	\$355,000
City-wide	765	\$402,075	332	\$305,725

Related Plans

- **City of Seattle 2002 Housing Levy Administrative & Financial Plan**, Program years 2007-2009
<http://seattle.gov/housing/development/2007-2009A&FPlan.pdf>
Covers all Levy programs every two years beginning in 2003, and includes information on Levy administration and the funding plan for the 2002 Housing Levy by program area.
- **Housing Element from Seattle's 2009-2012 Consolidated Plan for Housing & Community Development**, October 2008
<http://seattle.gov/housing/planning/HousingElement.htm>
Summarizes the three important community planning efforts that guide Seattle's work on housing issues, City of Seattle funding expected to be available in 2009 to implement key affordable housing strategies, and City program activities that address various income segments. A matrix outline of housing strategies is also included.

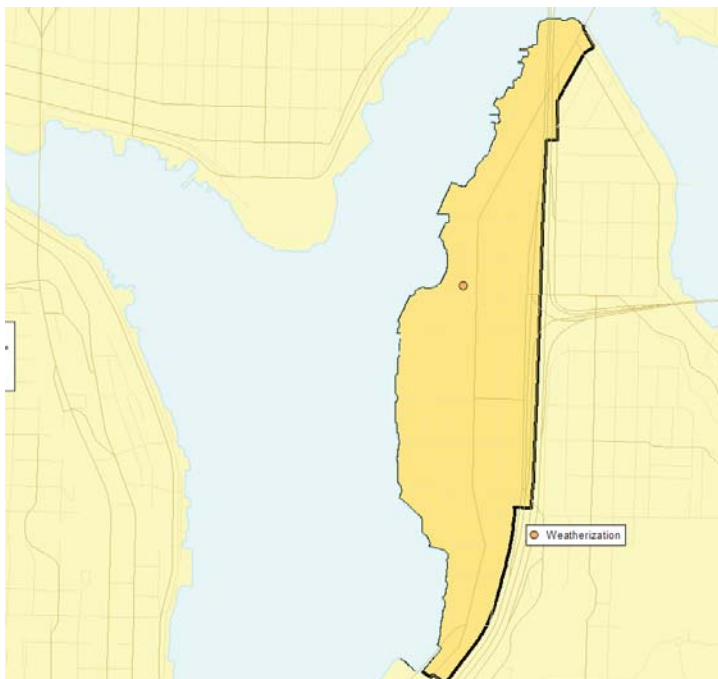
Web Resources

- Office of Housing <http://www.seattle.gov/housing>
- Seattle Housing Authority <http://www.seattle.gov/housing>

Eastlake Subsidized Affordable Housing Units

The map below shows affordable housing assistance provided by City programs:

- Multifamily rental housing
- Homebuyer assistance (buyers assisted since 1/1/03)
- Weatherization assistance (projects assisted since 1/1/03)
- Home repair loans (projects assisted since 1/1/03)



Weatherization
1 unit